

Hidden Treasures Rural Roots

Missouri Brownfields • • • Voluntary Cleanup Program



Get in...Clean up...Move on...



MISSOURI
DEPARTMENT OF
NATURAL RESOURCES

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Tab 1— Final Report

Hidden Treasures of Missouri – Rural Roots May, 2011

A Brownfield is defined as “Real property, the expansion, redevelopment, or reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant,” according to the U.S. Environmental Protection Agency. Brownfields are located in both urban and rural areas.

Properties with hazardous substance contamination have significant effects upon their communities. Often abandoned and usually derelict in appearance, contaminated properties are a blight on the spirit and economy of a community, and may represent threats to both human and environmental health. When cleaned up and reused, many of these blighted sites have proven to be hidden treasures whose worth is significantly increased. Environmental cleanups are a valuable part of the economic development process in Missouri’s communities and play a vital role in creating and maintaining healthy communities for citizens to live, work, and play.

The Missouri Department of Natural Resources’ Brownfields/Voluntary Cleanup Program, or BVCP, continues its initiative to examine the value to Missouri of remediated and redeveloped Brownfields and the processes that make them successful. In May 2005, we examined urban properties that successfully completed cleanup and redevelopment using public financing. The study, titled “Hidden Treasures of Missouri,” measured the economic and environmental benefit of cleanup. The results of that first study showed that the 50 sites profiled generated \$2.21 billion in private investments and proposed 11,053 new jobs. The sites selected were intended to represent all of the sites that have completed cleanup under BVCP oversight. While those sites do represent a majority of BVCP sites, over 85% of the sites in the study were located in urban areas of Missouri.

This second study, titled “Hidden Treasures of Missouri – Rural Roots,” reviews 60 sites in rural areas whose owners have chosen to assess and, where necessary, clean up their properties through the BVCP. All of the sites received a Certificate of Completion from BVCP by successfully completing the site investigation and remediation process. The rural communities examined include those with the smallest of populations; the largest community is just over 20,000 people. Profiles of these small, rural community sites are attached to this report and include the following:

- Photos of the site
- A brief history of the site
- Contaminants found
- Solution and Protections in place
- Community and/or Environmental Returns
- Key dates
- Costs associated with enrollment in the Voluntary Cleanup Program

Sources of information included: BVCP application, the Missouri Department of Economic Development, the Environmental Protection Agency, local government websites and interviews, business journals, newspaper articles, site visits, property owner and developer interviews, and many different websites. Much of the information was gathered during the time the site was enrolled in the BVCP and entered into the BVCP's database, the Site Management and Reporting System, or SMARS.

Contaminants were found in various amounts in the soil, surface water, groundwater, and in buried tanks. The contaminants found vary from site to site, with the most common contaminants (62% of sites) being petroleum products such as gasoline, fuel oil, diesel, motor oil, benzene, toluene, ethyl benzene, and xylene. Metals such as cadmium, chromium and arsenic, and solvents such as Trichloroethylene (TCE), acetone, Methyl Ethyl Ketone (MEK) and Perchloroethylene (PCE) were found in over 15% of the sites.

The quantity and variety of contaminants found on the sites has an affect on the amount of the Project Manager's oversight necessary to ensure actions taken are sufficient for the property to be determined safe for its intended use. The average oversight cost for these participants in the BVCP is \$3,388 and the median cost is only \$2,235.

While some of these sites were true brownfields, many were merely properties that the owners voluntarily decided to assess and remediate where necessary. Upon review and assessment, 45 (75%) of the properties required active remediation, and nine of these incorporated a cap and/or land use controls to meet their selected cleanup goals. Two (or 3%) of the sites utilized land use controls to reduce the potential for exposure in order to achieve cleanup goals for the property's end use. This leaves thirteen (or 22%) of the properties that, after assessment, were determined safe for their intended use and no additional action was necessary.

Twenty-six of the 60 sites are located in 19 communities designated as DREAM Initiative communities (Downtown Revitalization and Economic Assistance for Missouri program) through the Missouri Department of Economic Development. The DREAM Initiative was launched to assist small and mid-sized Missouri communities with downtown revitalization and job creation efforts by helping them navigate through the various downtown revitalization, business development and residential resources available through state government.

The attached pages contain a summary of information obtained for the 60 sites which have completed the required actions under BVCP oversight, and again are an asset to their community. Several challenges presented themselves in this study. The 60 projects are not necessarily typical of the over 600 that have completed cleanup under BVCP oversight. The study focuses on projects in rural settings in an effort to show similarities and differences in the projects that were examined in the earlier Hidden Treasures study which focused mainly on urban projects. Projects represent a variety of sizes, contaminants, and extents of contamination. Many of the projects date back several years, and some of the original personnel involved have moved on to other projects or other communities making information gathering difficult if not impossible. As a result,

in some cases it was difficult to quantify information including the number of new jobs created or the dollars in private investment.

With the remediation completed, redevelopment of the site usually follows. This positively affects the local economy through the purchase of goods and materials needed for the redevelopment. The redevelopment creates work for the contractors completing the job. The change in value of a property due to remediation and redevelopment is subjective, only a willing seller and buyer can determine an appropriate dollar value.

Many community leaders indicated that while the cleanup may not result in new jobs or investment, it did impact the quality of life in their community in a different way. As a result of remediation, a site that had become an eyesore in the community was made ready for reuse. In some instances, the redevelopment on the brownfield property sparked cleanup and redevelopment of surrounding properties. For example, in Dardenne Prairie, the Missouri Department of Transportation improved the roadway interchange nearest the site, which has increased accessibility and helped prompt new business activity at the site.

Both the negative effects of a brownfield property and the positive influence of its cleanup and redevelopment have a greater proportional effect on a smaller community than in a large city. While the remediation of the property did not always dramatically affect economic change for the community, in all cases, the public health exposure has been reduced and the brownfield has been removed from the community. The aesthetic and health-related value of removing a brownfield from the community is difficult to quantify. Not only does the remediation improve the visible appearance of the specific property but it also increases the aesthetic value and removes the stigma associated with the property for those who live in the surrounding area. Those who work in the area and live in the nearby community no longer have to worry or wonder about the possibility of contamination being present and whether or not the contamination might have adverse effects on their health, their children or their property.

Over half of the sites continue to serve the current business owner, which in turn helps keep them in business, keeps local people employed, and keeps bringing tax revenue to the community. Retaining businesses in rural communities is an important economic development tool in the quest for sustainable development. In eleven of the cases, the property is now available for rent or sale with the additional knowledge that it is no longer a threat to human health and the environment. Other sites have been cleaned and left as open/green space.

In conversations with some of the community leaders associated with these and other sites, we were told, “Without the guidance and support we received from MDNR we never would have been able to take on a project of this size and scope; and our community project might never have gotten off the ground.” Other community leaders stated, “The MDNR program played an integral part in jump-starting our project,” “The expertise the MDNR provides to communities has been a key to multiple brownfield redevelopment projects,” and, “Our partnership with MDNR is invaluable in advancing

our mission and improving our communities.” In a study by the State of Washington’s Department of Ecology in 2009, a problem identified with brownfields is the insufficient forces to drive cleanup and redevelopment or reuse of the properties. When you look at the statistics from the Brookings Institution for the non-metro areas of Missouri: only 24% of the population, 22% of the jobs, and 19% of the economic output – you realize just how important it is for these small communities to remediate hazardous conditions to retain businesses and jobs. We applaud the owners of these sites for voluntarily bringing their property through the Missouri Brownfields / Voluntary Cleanup Program and either continuing in business or preparing the property for future redevelopment.

We hope you enjoy reading about these rural sites that turned potentially hazardous properties around and made their communities better places to live, work, and play, as well as improving the environment.

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Tab 2 – Alphabetical listing
of the sites reviewed

Alphabetical Listing of Sites

Site Name	City
A.T. Still University (KCOM) - Kirksville FMGP	Kirksville
ALLTEL	Purdy
American Wilcon Plastics	Orrick
Arvin North American Automotive	Dexter
Baker's Auto Salvage	Macon
Blevins Asphalt Plant	Carthage
Branson Convention Center	Branson
Branson Landing	Branson
Bryant Motor Company	Sedalia
Buckman Laboratories	Cadet
Centerline Industries, Inc.	Saverton
Cummins Gateway	Sikeston
Dardenne Town Square	Dardenne Prairie
Dow Chemical-Essex Property	Poplar Bluff
F-15 Crash Site	Round Spring
Farmington West Industrial Site	Farmington
Federal Building - Hannibal	Hannibal
G & R Metals	Monett
Galen Leigh Estate	Berryman
Georgia and Third Street Redevelopment	Louisiana
Green Quarries Inc.	Lexington
Greenfield Research (Former)	Hermann
Hermann Electric Light Plant	Hermann
Higginsville Airport	Higginsville
Huebert Brothers Products	Boonville
IMC Agribusiness	Baring
Isle of Capri Casino - Davis Gaming	Boonville
IXL Manufacturing Co., Inc.	Dexter
IXL Manufacturing Co., Inc. - Bernie South Plant	Bernie
IXL Manufacturing-Bernie North Plant	Bernie

Site Name	City
Jane Quarry	Pineville
Jimmerson Station	Sikeston
KCOM Ravine Site	Kirksville
Kemper Storage	Cameron
Lowe Oil Company	Clinton
Mable Cabins (Former)	Moberly
Magellan Pipeline Company TCS Mississippi Crossing	Saverton
Neosho Historic Office Building	Neosho
North Street Gas Station (Former)	California
Nu-Dell Manufacturing Co.	Piedmont
Osage County R-3 School	Westphalia
Penske Truck Leasing Co.	Kennett
Place's Pamida	Gallatin
Port Arrowhead Marina	Osage Beach
PST Vans	Willow Springs
Rolla Public Works Yard	Rolla
Rolla Research Center - US Bureau of Mines	Rolla
Schwitzer Plant	Rolla
Sedalia Hotel	Sedalia
Skaggs Community Hospital	Branson
Sola Optical	Eldon
Southwestern Bell - Park Hills	Park Hills
ThyssenKrupp	Kingsville / Warrensburg
Truesdale Packaging Company	Warrenton
Union Electric Service Building-Boonville	Boonville
Village Development	Lebanon
Whisk Products	Wentzville
Witte Bros.	Troy
Wright City Quarry	Wright City
Wright Way Truck & Trailer	Wright City

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Tab 3 – Profile Sheets

A.T. Still University (KCOM)

Location:
Kirksville

Population:
16988

Address:
550 W. Jefferson St.

History:

This site is located in the parking lot of Clinic Building of the A.T. Still University (formerly Kirksville College of Osteopathic Medicine). The site was formerly a manufactured gas plant (FMGP) operated by Lewistown Heat Gas. The site was rediscovered in the mid-90s when grading activities for construction of the parking lot encountered an underground brick structure with coal tar still inside. Site investigations found contaminated soil, additional structures with tarry residues, soil and debris inside, and groundwater contamination.

Contaminants:

Benzene, Toluene, Ethylbenzene, Xylene (BTEX); Coal Tar; Polyaromatic Hydrocarbon Compounds (PAHs) and Volatile Organic Compounds (VOCs).

Solution / Protection:

Several thousand tons of contaminated soil, debris, and coal tar was excavated and removed in 1998. Pockets of residual coal tar contamination remain in soil in various areas under the parking lot, and the site is subject to a management plan to ensure proper handling during any future construction. Groundwater monitoring and risk assessment following the excavation of the site led to the conclusion that residual soil and groundwater contamination does not pose a risk to human health or the environment provided groundwater is not used and digging is restricted in protected areas. A. T. Still has placed land use restrictions in the property chain of title to ensure the future safety of the site.

Community/Environmental Returns:

As the founding college of osteopathic medicine, the mission of the Kirksville College of Osteopathic Medicine is to educate osteopathic physicians and related health professionals and to preserve and advance osteopathic principles, practice, and philosophy. The cleanup removed a very large mass of contaminants from the campus, thus eliminating the possibility of human exposure and resulting consequences.



The parking lot during excavation and after remediation.



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VCP Application Received:

August 5th, 1998

Certificate of Completion Issued:

December 31st, 2005

Oversight Cost:

\$1,840.00

ALLTEL

Location:
Purdy

Population:
1103

Address:
103 City 37 Highway

History:

The site consists of a building used by the ALLTEL telecommunications company for a telecom switch, office space, and storage. A former gas station was located on the southern portion of the property. The soil and groundwater was impacted by the former gas station on the southern portion of the property.

Contaminants:

Benzene, Toluene, Ethyl Benzene, Xylene (BTEX); Fuel-Gasoline

Solution / Protection:

Soil Excavation took place and groundwater monitoring program was implemented. A restrictive covenant was placed on the property restricting its use to non-residential use.

Community/Environmental Returns:

The site was retained for use as the ALLTEL truck parking lot. The company, later renamed Wind Stream, upgraded their technology and employs 4 people at the property.



Piles of debris in the soil that was excavated and removed.



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VCP Application Received:

February 1st, 2002

Certificate of Completion Issued:

July 8th, 2006

Oversight Cost:

\$12,874.00

American Wilcon Plastics

Location:
Orrick

Population:
889

Address:
418 E. North St.

History:

The 7.6-acre site is currently occupied by a commercial building that houses American Wilcon Plastics, Inc., a plastic parts manufacturer. Historically, the site was undeveloped farmland until the 1930s, an agricultural processing facility from 1930s-1970s, and a plastics manufacturing facility since 1979.

Contaminants:

Polyaromatic Hydrocarbon Compounds (PAHs), Volatile Organic Compounds (VOCs)

Solution / Protection:

The Risk Management Plan (RMP) and Soil Management Plan (SMP) were submitted. The RMP outlines the proposed risk management activities to address contaminated soil and groundwater. The RMP proposes the use of institutional controls, in the form of a Restrictive Covenant filed in the property chain of title, to manage potential exposure pathways. The SMP will be filed as an exhibit to the Restrictive Covenant to guide the proper handling of impacted soil at the site, should soils be disturbed during construction or maintenance activities.

Community/Environmental Returns:

In 2005, Gibraltar acquired American Wilcon Plastics. American Wilcon Plastics now operates as a subsidiary of Air Vent, a Gibraltar company. The facility employs 100 people and continues to manufacture custom plastic-injection molded products used by Air Vent in the manufacture of attic ventilation products.



The restrictive covenant was filed to ensure proper handling of impacted soil at the site, should soil be disturbed during future construction or maintenance activities.



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VCP Application Received:

October 11th, 2005

Certificate of Completion Issued:

December 5th, 2008

Oversight Cost:

\$5,826.00

Arvin North American Automotive

Location:
Dexter

Population:
7704

Address:
1207 Arvin Road

History:

This site houses an automobile parts manufacturing operation. Arvin entered the site into the BVCP to address soil petroleum contamination resulting from releases from a wastewater UST and septic system.

Contaminants:

Petroleum Product

Solution / Protection:

Contaminated soils were remediated through excavation with off-site disposal. Confirmation sampling demonstrated that remaining petroleum concentrations were below the cleanup levels.

Community/Environmental Returns:

The property ownership was successfully transferred to EMCON Technologies, a leader in the global exhaust emission control technology industry. The company serves worldwide passenger car, commercial vehicle and engine manufacturers. The company expanded its Dexter workforce to 1100 employees and is one of the area's largest employers.



Advancing a boring during soil testing.



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VCP Application Received:

November 5th, 1996

Certificate of Completion Issued:

September 26th, 1997

Oversight Cost:

\$764.00

Baker's Auto Salvage

Location:
Macon

Population:
5538

Address:
28927 Business Route 36 West

History:

The 14-acre property has been used as an auto salvage yard and for disposal of metal plating waste for several decades.

Contaminants:

Metals, Polychlorinated Biphenyl (PCBs), Petroleum Product-Misc.

Solution / Protection:

Although arsenic and lead were found in soil, levels were consistent with naturally occurring background levels. The information provided the city knowledge necessary to purchase the property.

Community/Environmental Returns:

The city plans to redevelop the site into a public water treatment plant. The site lies between Macon Lake and Long Branch Lake. Macon Municipal Utilities (MMU) is currently looking for funding to help in the clean up of the former salvage yard. There are no longer any junk cars etc. on the site, only the old buildings remain that have been there for many years. MMU purchased the property for a possible site for construction a new Water Treatment Facility. However in light of the current economy, funds are just not there for the construction of the new plant without imposing a tremendous burden on the rate payers. The day is coming when the Board of Public Works will undoubtedly make the decision to build a new treatment facility. The MMU is currently looking for funding to help remove the buildings from the site; it would greatly ease the cost associated with a new construction when the time comes.



Even with the debris and equipment left abandoned in the building, arsenic and lead levels were consistent with naturally occurring background levels.



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VCP Application Received:

July 14th, 2005

Certificate of Completion Issued:

December 19th, 2007

Oversight Cost:

\$1,700.00

Blevins Asphalt Plant

Location:

Carthage

Population:

12668

Address:

900 North Francis

History:

Site investigations revealed elevated total petroleum hydrocarbons (TPH) concentrations in the surface and subsurface soils in the vicinity of the above-ground diesel tanks. No spill was reported by the plant, and the presence of TPH in the soils is presumed to be from incidental spills that occurred during the historical operation of the plant.

Contaminants:

Fuel-Diesel, Fuel-Gasoline

Solution / Protection:

An engineered cap, an asphalt cover, was placed over the contaminated area near the tree line. A soil management plan was developed and an institutional control contract was put into effect.

Community/Environmental Returns:

Blevins Asphalt offers material sales and construction services to federal, state, and local municipalities as well as private companies and homeowners in the four state area. They have relocated from this site but ensured that the property was clean before moving.



The new asphalt cap over the driveway provides the assurance that the property is safe.



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VCP Application Received:

June 30th, 2000

Certificate of Completion Issued:

November 30th, 2001

Oversight Cost:

\$854.00

Branson Convention Center

Location:
Branson

Population:
6050

Address:
Sycamore and Pacific Street

History:

This site is next to the historic train depot in downtown Branson, Missouri. The property was used for railroad warehousing in the late 1800's. In the 1940's, Branson Petroleum operated a bulk storage facility for petroleum. Numerous above ground storage tanks and associated piping were located across the site. More recently, a hardware store has occupied part of the site.

Contaminants:

Gasoline, Diesel in shallow soils

Solution / Protection:

The 50 cubic yards of gasoline-contaminated soils were excavated and brought up to the surface where the vapor pathway was no longer a concern. Cleanup standards for benzene are not as stringent at the surface. All contaminated soil that met surface standards were placed on the surface and a new road was built over it. The Street Department was notified on what is under the road.

Community/Environmental Returns:

The site is a branch of the Hilton Hotel Chain and is part of the Branson Landing area. The convention center offers 220,000 square feet of flexible meeting space, including two exhibit halls totaling 50,000 square feet and a 23,000 square foot ballroom. There are 5 additional meeting rooms. The convention center offers catering, audio visual services, Internet, event management, a business center and a single point of contact for services. It also connects to the Hilton Branson Convention Hotel, a 12-story luxury hotel with 290 rooms and suites. The property's value soared from 10 Million to 80 million dollars after the redevelopment.



The new road for this property serves as a protective barrier from the gasoline-contaminated soils that were left in place.



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VCP Application Received:

September 12th, 2005

Certificate of Completion Issued:

February 23rd, 2006

Oversight Cost:

\$1,578.00

Branson Landing

Location:
Branson

Population:
6050

Address:
Box Car Willie Drive

History:

This is a long strip of property fronting Lake Taneycomo on the original downtown Branson area. The area is comprised of city parks and old cottage-style motels for trout fishermen.

Contaminants:

Petroleum Product-Misc, Polychlorinated Biphenyl (PCBs), Asbestos, Lead-based paint

Solution / Protection:

After asbestos abatement and ground excavation, a contaminated groundwater contingency plan was approved and put in place. This plan covers management of contaminated water encountered during site development.

Community/Environmental Returns:

Cleanup at the site paved the way for an upscale redevelopment project consisting of shopping and dining. The 'downtown' setting has paved streets and sidewalks, color changing lampposts that also produce heat for shopping comfort, and a fire/water fountain that displays shows set to music. This development reutilized a declining area and created hundreds of new jobs.



The strip of old buildings has been replaced with upscale shopping and dining opportunities.



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VCP Application Received:

February 14th, 2002

Certificate of Completion Issued:

December 15th, 2003

Oversight Cost:

\$6,822.00

Bryant Motor Company

Location:
Sedalia

Population:
20339

Address:
2801 and 2901 South Limit

History:

Since September 1967, the property/site has been an automobile dealership.

Contaminants:

Petroleum Product-Motor Oil

Solution / Protection:

Non-residential use of this site allowed the property to not require active remediation and receive a certificate of completion.

Community/Environmental Returns:

Bryant Motor Company dealership has been in business since 1936 and recently relocated their car dealership, including 16 employees, to this more visible property on Highway 65. City of Sedalia was interested in the dealership relocating their operations to this site so they could acquire the old service building downtown and expand their city services department.



Drilling the well for groundwater monitoring.



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VCP Application Received:

March 27th, 2008

Certificate of Completion Issued:

January 26th, 2009

Oversight Cost: \$5,563.00

Buckman Laboratories

Location:
Cadet

Population:
3808

Address:
Highway 47, PO Box 200

History:

Buckman Laboratories has manufactured chemicals at this rural site since 1962. The company bought 5000 acres in Washington County, but only uses a fraction for its plant, which produced water treatment chemicals and pesticides. In 1995, EPA discovered a reference to buried drums in a 1980 inspection report. They referred the site to DNR who approached Buckman about entering the BVCP. Plant personnel believed previous plant managers had buried solid filter cake wastes. However, test trenching in 1998 revealed numerous drums of various liquids and a deposit of solid sulfur.

Contaminants:

Benzene, Toluene, Ethylbenzene, Xylene (BTEX);
Ignitable/Flammable Wastes; Waste Oil; and Pesticides

Solution / Protection:

Approximately 250 drums were excavated from a 2-acre area in the largest buried drum cleanup in the program's history. Many drums were empty, but the wastes encountered were combined into a total of 52 drums of waste for disposal. The site was capped with clay to entomb residues of relatively low toxicity products for which cleanup standards could not be developed. Buckman continues to monitor and maintain the cap, and a restrictive covenant has been placed in the property chain of title to ensure future management of the site.

Community/Environmental Returns:

Buried drums are a serious threat to the environment because any leaks from them could lead to contamination in soil and surrounding water supplies. Removing the drums helps ensure that this contamination will not be an issue. Buckman Labs continues to operate the plant, one of their 10 manufacturing sites and one of two in the U.S., providing 34 jobs to the Cadet community.



Planting strands of native grass after the remediation of the hazardous substances.



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VCP Application Received:

March 31st, 1996

Certificate of Completion Issued:

December 2nd, 2003

Oversight Cost:

\$2,235.00

Centerline Industries, Inc.

Location:
Saverton

Population:
1990

Address:
Highway 79 North

History:

This is a 22-acre site with a 40,000 square foot building. The facility was originally constructed as a fiberglass boat manufacturing facility in the 1970's. In 1981 the facility was converted to manufacture paint and paint production began in 1982. The facility initially produced all solvent-based paints but now have switched to water-based paints for highway application. In 1993, 300-400 gallons of n-hexane were spilled in the vicinity of the tank farm.

Contaminants:

Metals, Acetone, Methyl Ethyl Ketone (MEK), Toluene, Benzene, Ethylbenzene and Xylene

Solution / Protection:

Contaminated soils and water were removed.

Community/Environmental Returns:

The site was sold to Ennis Paint, Inc. dba: Ennis Traffic Safety Solutions and continues to operate as a manufacturer of road marking paints. The company employs 30 people.



Contaminated soil prior to remediation and the new company sign.



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VCP Application Received:

February 3rd, 2000

Certificate of Completion Issued:

October 4th, 2005

Oversight Cost:

\$5,052.00

Cummins Gateway

Location:
Sikeston

Population:
16992

Address:
101 Keystone Drive

History:

Cummins Gateway provides diesel engine parts and service.

Contaminants:

Fuel-Diesel, Petroleum

Solution / Protection:

While significant contamination was not detected at the site, additional investigations were requested to more conclusively show that high levels of contamination were not present. Additional investigation report found that remediation is not required and that the BVCP can issue a Certification of Completion for the site. Findings showed that no remediation action was necessary for the property.

Community/Environmental Returns:

The company changed their name to Cummins Mid-South LLC, and continues to sell auto parts to the public providing jobs for 18 people.



After assessment, no remediation was necessary and the company continues its sales business.



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VCP Application Received:

August 15th, 2000

Certificate of Completion Issued:

September 20th, 2001

Oversight Cost:

\$1,915.00

Dardenne Town Square

Location:

Dardenne Prairie

Population:

4384

Address:

Junction of Highways N and 40/60

History:

This 54-acre site is located at the junctions of Highway N and US Highways 40/64 south of O'Fallon in Dardenne Prairie. The site had three old residences and was used for agricultural purposes. The buildings were demolished to make room for the shopping center and theatre. A portion of the site was sold to the City of Dardenne and the proceeds were used to help with the cost of remediation.

Contaminants:

Herbicides, Petroleum

Solution / Protection:

The remediation plan called for excavation and removal of 2,041 tons, or 1,400 cubic yards, of gasoline-contaminated soils to meet residential standards for the vapor pathway.

Community/Environmental Returns:

Missouri Department of Transportation improved significantly the interchange at the location, which has increased accessibility and opportunities for the community. The site is now home to a shopping center and movie theatre with restaurants and other retail shops located nearby. The new development has increased the tax base for the city and helped keep local dollars in the community.



After excavation and removal, the new development prospers in a vibrant area of the city.



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VCP Application Received:

July 12th, 2005

Certificate of Completion Issued:

November 9th, 2005

Oversight Cost:

\$1,700.00

Dow Chemical-Essex Property

Location:**Poplar Bluff****Population:****16651****Address:****3040 Central Ave.****History:**

This 2-acre site in Poplar Bluff is home to a manufacturing plant originally owned by Essex Co. and later by Dow Chemical Co. Dow produced urethane at the plant until an explosion and fire resulted in closure of the plant in 2001. Runoff from the fire contaminated a grassy area with partially burned chemical products. Shallow soil was removed during the environmental emergency response phase. The area was sampled under BVCP oversight and found to meet appropriate target levels, so further cleanup was not required. Soil and groundwater samples were taken around a former aboveground storage tank farm at the site. No contamination was found requiring further action.

Contaminants:

Polyaromatic Hydrocarbon Compounds (PAH's) in shallow soil resulting from fire suppression runoff

Solution / Protection:

Shallow soil was excavated and disposed of in a landfill.

Community/Environmental Returns:

Sale and renovation of the facility followed the cleanup. Over \$500,000 in private investment was made to renovate and enlarge the facility. Cleanup ensured the health of new occupants and safety of the nearby stream.

The redevelopment positively affected the local economy through the purchase of goods and services for the renovation. Following renovation, Mid Continent Nail Corporation moved part of its business into the building and also expanded its overall business. The bulk nail production was moved into the facility with approximately 60 existing employees. Since the initial move, the business has increased employment up to 85 in the facility.



After shallow soil was excavated following an emergency spill, subsequent assessment found the property safe.



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VCP Application Received:

September 28th, 2005

Certificate of Completion Issued:

March 30th, 2006

Oversight Cost:

\$2,700.00

F-15 Crash Site

Location:
Round Spring

Population:
228

Address:
Rural Shannon County

History:

On August 19, 1999, an F-15 aircraft belonging to the 131st Fighter Wing, Missouri Air National Guard, crashed in a heavily forested area in Shannon County, Missouri. The site of the crash is remote with no development. At the time of the crash, the aircraft carried approximately 1,500 gallons of JP-4 fuel, 6 gallons of engine oil, and 25 gallons of hydraulic fluid. Upon impact, an intense fire erupted that is suspected to have burned the aircraft fluids.

Contaminants:

Petroleum Products

Solution / Protection:

A total of 25 samples were collected and analyzed for petroleum-related contaminants. None of the samples were found to exceed cleanup standards. Remaining contaminant concentrations do not pose a likely threat to groundwater or surface water at or near the site. Based on these findings, the project manager determined that remedial actions were not necessary.

Community/Environmental Returns:

After a crash situation such as this, timing can mean everything in the process of cleaning up the damage. Delays in remediation may lead to hazardous situations that could be avoided by simply working quicker and more efficiently. In this case, the majority of hazardous fuels burned up before they could cause damage.



The wooded crash-site was determined to be safe and has been left to regrow.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

January 26th, 2000

Certificate of Completion Issued:

July 19th, 2000

Oversight Cost:

\$620.00

Farmington West Industrial Site

Location:

Farmington

Population:

13924

Address:

2055 Progress Drive

History:

This site is an industrial park owned by the City of Farmington. The site was previously occupied by Huffy Bicycles. A new prospective lessee, Siegel-Robert, Inc., enrolled into the BVCP to address the contamination.

Contaminants:

Benzene, Toluene, Ethyl Benzene, Xylene (BTEX)

Solution / Protection:

Paint dip pits in one part of the facility had leaked paint solvents into shallow soil under the building. Some soil was removed prior to the site's enrollment into the program. However, the City and Siegel-Robert acknowledged that the site was not yet clean based on sampling results, and sought BVCP oversight to complete the cleanup. The site was allowed to enroll and additional soil was removed to achieve unrestricted use target levels.

Community/Environmental Returns:

SRG Global now operates the facility. The Farmington location's processes include injection molding, electroplating, finishing, painting, assembling, tape cutting and PVD coating. The cleanup allowed reuse of the facility, provided 400 jobs, and tax revenue for Farmington's city-owned business park.



Stained soil was removed allowing reuse of the property. The site was sold and a new manufacturer operates at the site.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

August 29th, 2000

Certificate of Completion Issued:

August 27th, 2001

Oversight Cost:

\$1,781.00

Federal Building - Hannibal

Location:
Hannibal

Population:
17757

Address:
801 Broadway

History:

This site had one 3,000 gallon underground storage tank and one 8,200 underground storage tank containing #2 heating oil to supply the boilers in the Federal Building.

Contaminants:

Fuel-Heating Oil

Solution / Protection:

Two underground storage tanks were removed and disassembled. The surrounding soil was over-excavated and the site was restored.

Community/Environmental Returns:

The site is now home to the U.S. Post Office and several law, financial, and accounting offices employing 80 to 100 people.



Removing the underground tanks spurred redevelopment at the site.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

February 14th, 2000

Certificate of Completion Issued:

March 19th, 2001

Oversight Cost:

\$1,655.00

G & R Metals

Location:
Monett

Population:
7396

Address:
1/2 block E. Callan and Industrial

History:

The G & R Metals Company operated a metal finishing and plating business on the site from 1969-1976. The plant discharged wastewater containing nickel, cadmium, chromium and cyanide into a 6- to 8-acre lagoon on the property. Following closure of the plant, the lagoon was drained and partially filled in, and the property was abandoned. The contaminated sediment and sludge remained on the site, and a cattail wetland developed giving sanctuary to birds and aquatic life. The property had been listed on the Missouri Registry of Confirmed Abandoned and Uncontrolled Hazardous Waste Sites and was owned by the Monett Industrial Development Corp. An adjacent business, window manufacturer Wintech, expressed a desire to purchase the property and use it for parking and storage.

Contaminants:

Cadmium, Chromium, Nickel and Cyanide

Solution / Protection:

Sampling detected heavy metals in surface soil. Groundwater was investigated but due to the thick clay under the site, local aquifers were not affected. A plan was developed to scrape additional soil and consolidate all contaminated soil in a smaller central area, followed by the installation of an engineered clay cap to prevent erosion and reduce infiltration of rainwater through the contaminated soil. A gravel parking surface was placed on top. After additional surveys were done, the area subject to Registry requirements was reduced to the capped area plus a buffer zone, and the remainder of the property could then be removed from the Registry.

Community/Environmental Returns:

Hazardous waste was safely contained and capped allowing sale and redevelopment of the property. The cleanup improved the environmental health of the area with respect to both human health and protection of birds and aquatic life. The area of the property listed on the Registry was greatly reduced.



The contaminated soil was consolidated in a central area and a gravel parking lot was placed on top as a cap.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

October 30th, 1996

Certificate of Completion Issued:

February 15th, 2002

Oversight Cost:

\$1,606.00

Galen Leigh Estate

Location:
Berryman

Population:
0

Address:
Blunt Road

History:

The Galen Leigh Estate has a deep sinkhole that is connected to the surface by a 4' wide chimney. Trash, chemicals, debris, etc. have been tossed down this chimney for years. The soil and water sampling of the cave was completed in August 2002. The site closed with an engineered barrier covering the cave's chimney.

Contaminants:

Metals, PCBs, pesticides, and organics have been detected in soil samples from the clay lining the buried cave-like feature.

Solution / Protection:

The site's cavern was capped and sealed, and a Completion Letter was issued.

Community/Environmental Returns:

The contamination was sealed off to prevent health risks to the community. The site was closed with no restrictions, based on this sampling. The chimney was capped for safety purposes and to discourage future dumping.



The deep sink-hole used to discard trash, chemicals and debris for years has been capped and sealed.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
Cleanup Program**

www.missouribrownfields.com

VCP Application Received:

September 21st, 2001

Certificate of Completion Issued:

December 2nd, 2002

Oversight Cost:

\$1,223.00

Georgia and Third Street Redevelopment

Location:

Louisiana

Population:

3863

Address:

301-303, 307-309, 317, 323-325 Georgia

History:

The Georgia Street Historic District, of which this project is a subset, was placed on the National Register of Historic Places in 1986. The project centered on the core of the district at Georgia and Third Street. Redevelopment of the buildings collectively would provide significant economic benefit. The buildings in the project were constructed between 1860 and 1910. The properties make up most of the 300 block of Georgia Street and portions of Third Street in the heart of old town Louisiana, MO.

Contaminants:

Asbestos, Lead-Based Paint

Solution / Protection:

Asbestos abatement and lead paint abatement took place in the district for a number of the buildings.

Community/Environmental Returns:

The redevelopment plan was supported by city, county and state, and focused on attracting artists and artisans to the area under the banner of "50 miles of Art". The street and buildings hold a variety of business including retail shops, banks, insurance companies, a Bed and Breakfast, along with a museum, and residential apartments.



Several of the buildings along Georgia Street and Third Street had lead-based paint and asbestos removed.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

August 2nd, 2004

Certificate of Completion Issued:

January 19th, 2006

Oversight Cost:

\$2,824.00

Green Quarries Inc.

Location:
Lexington

Population:
4453

Address:
2501 Monroe

History:

The site was purchased by Green Quarries in the late fifties or early sixties. Green Quarries used the site in conjunction with two other adjoining properties to operate a Redi-Mix Concrete business on what was previously an open pasture area. The site was a maintenance shop for the operation. The shop building was erected in 1964 with the entire lot being paved over a period of time with leftover concrete.

Contaminants:

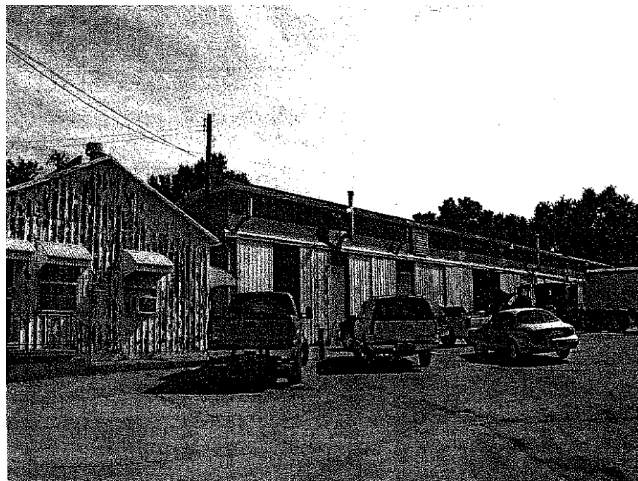
Truck Maintenance Fluid

Solution / Protection:

After evaluation, it was determined that the site is safe for unrestricted use.

Community/Environmental Returns:

Applicant wanted BVCP oversight so the property could be sold. Current records indicate property is zoned urban/residential.



Even though the site was used for truck maintenance, no remediation was necessary.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

November 30th, 2007

Certificate of Completion Issued:

March 31st, 2008

Oversight Cost: \$2,200.00

Greenfield Research (Former)

Location:
Hermann

Population:
2674

Address:
423 W. 16th St.

History:

Past businesses include Florsheim shoes and Greenfield Research, an automotive seat manufacture.

Contaminants:

Fuel-Heating Oil

Solution / Protection:

A heating-oil tank was removed from the property. The contaminated soil was reused as a road base within the city of Hermann with the approval of the Missouri DNR Solid Waste Management Program. Additional soil sampling near the building did not show any other contaminants present above the cleanup levels. The city was able to sell the site.

Community/Environmental Returns:

Fear of contamination hindered the property reuse. The city was apprehensive about the cost of remediation, and that it may prohibit them from completing the sale of the property. The project manager worked closely with the city so the sale could occur. The facility is now the home of Stone Hill Winery's state-of-the-art bottling plant and warehouse. Stone Hill Winery is the top wine producer in the state of Missouri.



Sale of the property occurred after the heating oil tank was removed.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

February 21st, 2000

Certificate of Completion Issued:

April 16th, 2004

Oversight Cost:

\$4,186.00

Hermann Electric Light Plant

Location:**Hermann****Population:****2674****Address:****300 Guttenberg Street****History:**

The property was originally the coal-fired Hermann Electrical Light Plant built around 1915. At an unknown time before 1946 the electricity production operations were moved to another location and the building was converted to a maintenance and storage facility. Specifically, the property was used for vehicle maintenance and storage for utility poles, transformers, and other equipment. These operations were continued at the site until 1987 when the building ceased to be used. The property was purchased in the early 1990's and remodeled to be an auction house. But, the flood of 1993 caused extensive damage and thus the property was unused and vacant since. In August 2006, the city of Hermann entered the BVCP to evaluate the soil and groundwater prior to redevelopment of the site. The assessment found no remedial action was necessary

Contaminants:

Polychlorinated Biphenyl (PCBs), Wood Preserving Chemicals such as Creosote and Pentachlorophenol.

Solution / Protection:

After examining and evaluating the property, it was found that no action was needed for the property.

Community/Environmental Returns:

The property is the gateway to a new trail system in Hermann and near the Amphitheatre. The Gutenberg Street corridor redevelopment is part of a citywide project in the City of Hermann. The Corridor will include a hiking/biking trail that will wind several miles through Hermann before connecting to the Katy Trail State Park. A performing arts pavilion has also been constructed as part of the redevelopment project. This building is currently owned by the non-profit Dierberg Education Foundation. The building has been remodeled into a museum and visitor center designed as a black-smith/ tin-smith shop and is used for many community events and gatherings.



The property has recently been redeveloped and has become a museum and tourist stop in the city of Hermann.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

August 25th, 2006

Certificate of Completion Issued:

April 10th, 2007

Oversight Cost:

\$1,000.00

Higginsville Airport

Location:
Higginsville

Population:
4682

Address:
11667 Airport Road

History:

The City of Higginsville entered its Industrial Municipal Airport into BVCP for oversight, characterization, and cleanup of a petroleum release near the runway. The airport is five miles east of the city limits and near the city reservoir.

Contaminants:

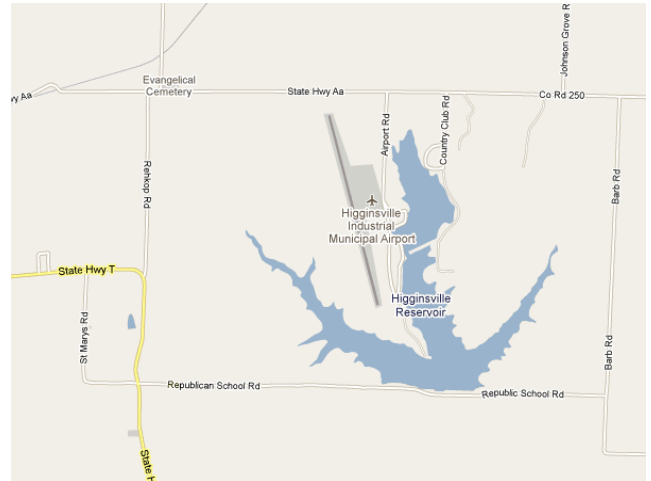
Petroleum Product-Misc

Solution / Protection:

An approximate 10 by 50 foot area, three feet deep of contaminated soil was excavated and was followed by a series of pump and treat sessions to remove the chemicals from the groundwater.

Community/Environmental Returns:

Following the project, the runway was extended to 4,400 feet and is now 75 feet wide. The expanded runway allows for a larger variety of aircrafts to land in the area, thus increasing the accessibility to the community and neighboring areas. The project also included the installation of four box PAPI's and REIL lights. The facility provides maintenance, avionics repair, T-hangers, tie down, and other assorted services for the community and visitors to the community.



Contaminated soil was excavated and the groundwater was treated keeping the city reservoir safe.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

November 4th, 2005

Certificate of Completion Issued:

December 13th, 2005

Oversight Cost:

\$1,400.00

Huebert Brothers Products

Location:
Boonville

Population:
8202

Address:
1545 East Morgan Street

History:

The 11-acre site, which is the northern parcel of the 28-acre Huebert Fiberboard facility, includes the manufacturing plant, office building, storage buildings and structures, outdoor storage areas and a process water surge pond. Since 1960, the site has been used for the manufacture of wood fiberboard used as insulating sheeting in the construction industry. Smaller quantities of high-density fiberboard and medium-density fiberboard have also been manufactured at the site.

Contaminants:

Pentachlorophenol (PCP)

Solution / Protection:

Remedial actions at the site included excavation and remediation of sediments from the process water surge pond and the adjacent ditch, upgrading the pond to a lined system, and routine monitoring of shallow groundwater. A Tier 1 Risk Assessment was performed and documented that the remaining contamination did not pose an unacceptable risk to human health or the environment for current and future non-residential land use of the property.

Community/Environmental Returns:

Huebert Fiberboard Inc. is the smallest of four fiberboard manufacturers in the United States and continues to operate the facility, employing many area residents. The property continues to be used as part of the Huebert Brothers Company which employs 35 people at the site.



The site has been home to the Huebert Brothers Company for a long time. The remediation ensures that the company can continue to operate safely at the site.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
Cleanup Program**
www.missouribrownfields.com

VCP Application Received:

October 9th, 2003

Certificate of Completion Issued:

October 1st, 2008

Oversight Cost:

\$4,689.00

IMC Agribusiness

Location:
Baring

Population:
159

Address:
Depot Road

History:

This property has been leased from the Burlington Northern/Santa Fe Railroad by IMC (formerly Vigoro) since 1962 for use as a bulk feed, seed and fertilizer dealership. Spillage of ammonium nitrate fertilizer during loading and unloading resulted in contamination approximately 5 feet deep on two sides of the building.

Contaminants:

Nitrate

Solution / Protection:

Due to the proximity of the building to the contaminated soil, excavation would be difficult and expensive. Since groundwater did not appear to be threatened, a capping plan was developed. Soil along the edge of the building and loading bays was paved with asphalt which will prevent runoff of the fertilizer into a drainage ditch only a few feet away. The pavement will also make future spills of granular products easier to clean up.

Community/Environmental Returns:

The Baring Farm Service Inc, a feed and fertilizer business in a very small economically distressed area, was able to address environmental issues and protect local waterways at minimal costs. Five to ten people in the community are employed seasonally at this location.



Spillage of fertilizer during loading and unloading is contained through the use of an asphalt cap which keeps the runoff out of the drainage ditch.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
Cleanup Program**

www.missouribrownfields.com

VCP Application Received:

May 11th, 1998

Certificate of Completion Issued:

November 15th, 2000

Oversight Cost:

\$813.00

Isle of Capri Casino

Location:
Boonville

Population:
8202

Address:
100 Isle of Capri Blvd.

History:

The site originally consisted of approximately 30 acres of commercial, industrial, and residential properties. The site is bounded on the north by the Missouri River, on the west by the KATY Trail, on the east by Highway 87, and on the south by High and Morgan Streets. Roupe's Branch, an intermittent creek, runs south to north near the west boundary of the site. Isle of Capri Casinos took over the project from Davis Gaming in April of 2000. Following cleanup, the site was redeveloped into the Isle of Capri casino, parking, and grounds.

Contaminants:

Metals, Polychlorinated Biphenyl (PCBs), Perchloroethylene (PCE), Petroleum

Solution / Protection:

4,254 tons of contaminated soil was excavated and disposed of in a landfill. This had a positive environmental effect on Rupe's Creek which runs through the property, and the nearby Missouri River into which it drains.

Community/Environmental Returns:

Isle of Capri Casino continues to be a successful addition to the Central Missouri area. A seven-story hotel and convention center has been added to the gaming facility which hosts three restaurants. In addition, over half of Boonville's operating budget comes from the gaming taxes. Private investors spent about \$75,000,000 in redeveloping the property which has significantly improved the economy in Boonville. New businesses have started, the tax base has increased and over 614 new jobs have been added.



The redevelopment of the site has significantly improved the economy in Boonville.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

March 3rd, 1999

Certificate of Completion Issued:

June 21st, 2001

Oversight Cost:

\$11,458.00

IXL Manufacturing Co., Inc.

Location:
Dexter

Population:
7356

Address:
817 East S. Main

History:

The site has been used since 1956 for the manufacture of wooden tool handles. Prior to 1956 there was no known manufacturing, commercial or other operations at the site. Historically, lacquers, paint thinner and other solvent-based materials have been used on site.

Contaminants:

Solvents, Volatiles

Solution / Protection:

Stained soil was excavated from the compressor blowdown area and the dip tank. Soil verification samples were collected and the remaining excavation was backfilled and seeded with grass.

Community/Environmental Returns:

IXL sold the property to Ames True Temper who then sold two of the three locations and consolidated its operations in Bernie. This Dexter, Missouri property was sold and the new owners "Zone Products, Inc." are operating an organic fertilizer business at the site with 4 employees.



Stained soil was removed and the site was sold. An organic fertilizer business now occupies the site.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

November 8th, 1999

Certificate of Completion Issued:

August 30th, 2006

Oversight Cost:

\$5,021.00

IXL Manufacturing Co., Inc. - Bernie

South Plant

Location:
Bernie

Population:
1777

Address:
522 S. Walnut Street

History:

This site currently houses a hickory tool manufacturing plant. Former uses include a shoe manufacturing facility, meat packing business and agriculture. Groundwater was the main concern at the time of the purchase, so the environmental assessments focused on groundwater. Additional soil and groundwater sampling was conducted to further characterize the site. Additional investigation documented no levels of contamination for constituents of concern above target levels in the soil or the groundwater.

Contaminants:

Solvents

Solution / Protection:

Excavation occurred and site has been remediated.

Community/Environmental Returns:

The business was sold after the certificate of completion was issued. The current owner leases portions of the property to four different businesses including a machine shop, a tire business, an antique auction house and a government medical records storage warehouse. These companies employ 5 to 10 people from the community.



After removal of the drums and other contaminants, the city retains the manufacturing plant business.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

October 5th, 1999

Certificate of Completion Issued:

August 30th, 2006

Oversight Cost:

\$2,763.00

IXL Manufacturing- Bernie North Plant

Location:

Bernie

Population:

1777

Address:

206 E. Hunts Ave.

History:

This site currently houses a hickory tool handle manufacturing plant. Former uses include auto salvage, cattle sales, and agriculture. Part per billion levels of methylene chloride were detected in groundwater, presumably from the auto salvage operation.

Contaminants:

Solvents

Solution / Protection:

Stained soil was excavated from the compressor blowdown area and the waste ash area. Soil verification samples were collected and the excavations were backfilled and seeded with grass. The remediation work was performed at the manufacturing facility to minimize disruption of plant operations.

Community/Environmental Returns:

The new owner of the property, Ames True Temper, sold two of the three locations and consolidated its operations at this location employing 35 people at the plant.



Contaminated soil was excavated, the area was backfilled and seeded with grass.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

October 5th, 1999

Certificate of Completion Issued:

August 30th, 2006

Oversight Cost:

\$2,436.00

Jane Quarry

Location:
Pineville

Population:
768

Address:
Route 1

History:

Jane Quarry, located in McDonald County, consists of 160 acres of mostly limestone. An asphalt plant was previously located on the property but was eventually removed.

Contaminants:

Total Petroleum Hydrocarbon (TPH), Fuel-Diesel, Petroleum

Solution / Protection:

Contaminated soil was excavated and a certificate of completion was issued.

Community/Environmental Returns:

Jane Quarry is a branch of Bailey Quarries, Inc. The company includes five other quarry locations in both Missouri and Arkansas. The asphalt plant is no longer contaminating the area. The site has not been redeveloped at this time and is being left as green space in the community.



Removing soil and replacing it with concrete around the asphalt tank containment area.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

September 10th, 2001

Certificate of Completion Issued:

August 13th, 2004

Oversight Cost:

\$3,731.00

Jimmerson Station

Location:
Sikeston

Population:
16992

Address:
703 West Malone Street

History:

The one-acre site is located on an intersection of a major thoroughfare in the community. It has no buildings and was last utilized as a flea market.

Contaminants:

Metals, Petroleum, Volatile Organic Compounds (VOCs)

Solution / Protection:

After examining and exploring the property, it was found that no action was needed for the property.

Community/Environmental Returns:

City of Sikeston proposes to acquire the property and redevelop it for commercial purposes.



The former gas station is now a vacant lot ready for redevelopment.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

September 15th, 2006

Certificate of Completion Issued:

April 20, 2007

Oversight Cost:

\$1,063.00

KCOM Ravine Site

Location:
Kirksville

Population:
16988

Address:
S. Side of Washington

History:

This site is a partially filled ravine on the edge of a parking lot owned by the former Kirksville College of Osteopathic Medicine (KCOM, now A.T. Still University). The ravine was historically filled with contaminated soil excavated from the adjacent former manufactured gas plant (see A.T. Still University site).

Contaminants:

Polyaromatic Hydrocarbon Compounds (PAHs)

Solution / Protection:

Some excavation of contaminated soil was performed coupled with capping of the residual contamination with a compacted clay cap. The ravine was then graded and re-seeded. A restrictive covenant was executed to ensure the future effectiveness of the cap, and a certificate of completion was issued to KCOM on June 14, 1999.

Community/Environmental Returns:

KCOM completed construction on the nearby Connell Information Technologies Center in September 2007. The Connell Center houses six human patient simulators in a state-of-the-art simulation lab, expanded library and OMM lab space, classrooms, and study rooms.



The ravine was excavated and a cap was placed over some residual contamination. The area was replanted with grass.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

June 18th, 1996

Certificate of Completion Issued:

June 14th, 1999

Oversight Cost:

\$4,035.00

Kemper Storage

Location:

Cameron

Population:

8312

Address:

319-321 E. 2nd St.

History:

The site was formerly used as an above ground storage facility from 1920-1970. It was acquired by the city in 1990 and was used to store municipal equipment. The site was a makeshift parking lot for a bar across the street at the time of its submission to the program.

Contaminants:

Underground Storage Tanks (USTs)

Solution / Protection:

Tanks were excavated and then taken to the city yard for temporary storage. The soil was hauled to the closed sanitary landfill for screening. The tanks and stockpiled soil were tested for chemicals of concern. The tanks were destroyed and then appropriately disposed at the Missouri Iron and Metal company in St. Joseph. Soil was disposed at the St. Joseph Sanitary Landfill.

Community/Environmental Returns:

The city created a site for public parking after the assessment was performed. The site is currently being used for green space, which helps improve the appearance of the area. The property may be used by the historical society in the future.



Tanks were removed and the ground was reseeded with grass providing green space for the community.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

November 21st, 2006

Certificate of Completion Issued:

December 31st, 2007

Oversight Cost:

\$2,054.00

Lowe Oil Company

Location:
Clinton

Population:
9311

Address:
510 Price Avenue

History:

This property was developed from farm land into an oil blending facility in 1958. The facility has 87 above ground storage tanks on the south side of the property in a tank farm. The tanks contain various products including ethylene glycol, motor oil, motor oil additives, methanol, isopropanol, gasoline, and diesel fuel. Trichloroethene had been detected in the groundwater at the property.

Contaminants:

Benzene, Toluene, Ethyl Benzene, Xylene (BTEX), Trichloroethene, Petroleum Product-Misc.

Solution / Protection:

After testing groundwater and soil, it was determined that no action was needed to protect against contaminants.

Community/Environmental Returns:

Due to the extremely low level of contamination detected on the site, it was able to receive a certificate of completion, ensuring that the site is safe for the community.



The 87 tanks containing various hazardous substances were found to be acceptable and no remediation was necessary.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

September 15th, 1997

Certificate of Completion Issued:

December 29th, 1997

Oversight Cost:

\$1,094.00

Mable Cabins (Former)

Location:
Moberly

Population:
11945

Address:
3055 East 24 Highway

History:

Mable Cabins (former) and gas station is located on the north side of Highway 24 near Moberly. The gas station operated until the 1950's and is now part of a testamentary trust. Two 500 gallon underground storage tanks were used in the family farming enterprise until the 1970's. At that time the tanks were pumped out but held gasoline and diesel. A release of petroleum occurred in June 2003. Emergency cleanup of the petroleum incident occurred under the Spill Bill since the Macon County Water District's main water line was located in the petroleum's path.

Contaminants:

Asbestos, Petroleum

Solution / Protection:

The tanks were removed and soil was properly disposed. The ground was cleared and regraded with vegetation.

Community/Environmental Returns:

The community benefits from the tank removal, which eliminates the potential for more contaminants to be released onto the site. The debris around the property was cleaned up thereby producing a nicer image along a major roadway.



The tanks were removed and soil was properly disposed. The ground was cleared and regraded with vegetation.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

May 13th, 2004

Certificate of Completion Issued:

May 19th, 2005

Oversight Cost:

\$1,575.00

Magellan Pipeline Company TCS

Mississippi Crossing

Location:
Saverton

Population:
4402

Address:
Rural Saverton

History:

Petroleum hydrocarbon impacted soil was discovered while excavating to identify the location of the Magellan pipelines on the Missouri side of the Mississippi River as part of a pipeline pigging operation. Field screening was performed on soil samples collected from test pits.

Contaminants:

Benzene, Toluene, Ethyl Benzene, Xylene (BTEX); Petroleum

Solution / Protection:

The Project Manager approved a plan for two years of quarterly monitoring. Upon review in 2006 of the annual groundwater monitoring report and Tier 1 Risk Assessment for soil contamination, it was determined that the groundwater contamination levels were below default target levels (DTLs) for some time. Soil contamination met Tier 1 Risk Based Target Levels (RBTLs) for residential land use. No further remediation was required.

Community/Environmental Returns:

Community can be certain that the groundwater in the area is safe for its intended use.



Installing a soil boring on the site.



Missouri Department of
Natural Resources
Brownfields / Voluntary
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www.missouribrownfields.com

VCP Application Received:

October 30th, 2003

Certificate of Completion Issued:

May 14th, 2007

Oversight Cost:

\$5,023.00

Neosho Historic Office Building

Location:
Neosho

Population:
10505

Address:
201 North Washington Street

History:

The Neosho Historic Office Building, constructed in 1898, is a former warehouse that had been used for the storage of agricultural and lawn and garden products. It was then renovated for use as office space.

Contaminants:

Asbestos, Lead-Based Paint

Solution / Protection:

The action plan included vacuuming the interior floors with a HEPA vacuum, clearance sampling for pesticides and insecticides, lead-based paint abatement in the interior and exterior window trim of the building, asbestos abatement of pipes in the basement and roofing material, and the advancement of four soil borings and subsequent installation of piezometers in these borings located on the property to determine soil and groundwater.

Community/Environmental Returns:

Remediation for the site was awarded \$300,000.00 in tax credits and 27 new jobs were created following the completion of the project.



Remediation included removal of lead-based paint and asbestos, and soil borings to determine contaminants in the soil and groundwater.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

June 20th, 2002

Certificate of Completion Issued:

June 20th, 2004

Oversight Cost:

\$3,249.00

North Street Gas Station (Former)

Location:

California

Population:

4005

Address:

210 E. North Street

History:

Moniteau County Commission purchased the property for a new jail facility. Underground storage tanks were removed around 1978.

Contaminants:

Fuel-Gasoline, Volatile Organic Compounds (VOCs)

Solution / Protection:

An assessment indicated there were no risks to human health or the environment for current or future use of the property. A Certificate of Completion was issued to the county of Moniteau.

Community/Environmental Returns:

The site is now available for redevelopment.



Underground storage tanks were removed along with the buildings.



Missouri Department of
Natural Resources
Brownfields / Voluntary
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www.missouribrownfields.com

VCP Application Received:

August 22nd, 2006

Certificate of Completion Issued:

November 14th, 2006

Oversight Cost:

\$1,000.00

Nu-Dell Manufacturing Co.

Location:
Piedmont

Population:
1992

Address:
1307 B. North Main

History:

This site is a former Brown Shoe Factory.

Contaminants:

Asbestos

Solution / Protection:

Asbestos abatement took place at the site and a certificate of completion was issued.

Community/Environmental Returns:

This site received \$47,000.00 in tax credits and 25 jobs were created during/following the remediation. The Nu-Dell company uses this location as warehouse space for the plastic materials they manufacture.



Remediation of the asbestos helped create 25 new jobs.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

December 8th, 1998

Certificate of Completion Issued:

June 28th, 1999

Oversight Cost:

\$603.00

Osage County R-3 School

Location:

Westphalia

Population:

320

Address:

143 E. Main

History:

The school removed an underground heating oil tank which had been abandoned in place in 1975. A waste hauler was contracted to remove heating oil remaining in the tank. The waste hauler later reported that the oil contained PCBs. The top of the tank was at the ground surface and weakened by corrosion, placing students and staff at risk in a high traffic area.

Contaminants:

Heating Oil, Polychlorinated Biphenyl (PCBs)

Solution / Protection:

The remaining sludge in the bottom of the tank contained high levels of PCBs, so the tank and contents were removed and treated as hazardous waste.

Community/Environmental Returns:

The Osage County R-III School District serves 776 students in grades K through 12. By removing the tank and associated contamination, the health and physical hazards to students, faculty and staff were removed.



The school removed an underground heating oil tank that had become corroded.



Missouri Department of
Natural Resources
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VCP Application Received:

January 21st, 1998

Certificate of Completion Issued:

February 18th, 1999

Oversight Cost:

\$590.00

Penske Truck Leasing Co.

Location:
Kennett

Population:
11260

Address:
Highway 25 North

History:

Penske Truck Leasing uses this facility for the maintenance of tractor-trailers. Historically, wastewater from the shop was collected and disposed of by an on-site waste system consisting of floor drains, sedimentation chamber, and a septic leach field. Shallow soil around the leach field was contaminated with motor oil and other petroleum residues. The system was not covered by underground storage tank regulations, so the BVCP was the best option to obtain certification of the cleanup. Penske enrolled several sites around the state to address this type of historical environmental issues.

Contaminants:

Motor Oil

Solution / Protection:

Soil excavation was performed and the area was restored. The facility changed its wastewater handling practices to eliminate the discharge of petroleum contaminated wastewater to the ground.

Community/Environmental Returns:

The Penske Truck Leasing company has more than 1,000 locations and 200,000 vehicles worldwide. The site in Kennett works to address the transportation and logistics challenges facing individuals, small companies and complex organizations by offering truck rentals, full-service leasing, contract maintenance, transportation and warehousing management and supply chain management solutions. Use of the BVCP allowed Penske to obtain state certification for an unregulated containment source.



Soil excavation was performed and the area was restored.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

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VCP Application Received:

June 24th, 1996

Certificate of Completion Issued:

October 27th, 1997

Oversight Cost:

\$2,492.00

Place's Pamida

Location:
Gallatin

Population:
1789

Address:
212 North Main Street

History:

The subject site has been developed since approximately 1930 and is currently the location of a retail store. Originally, an automobile dealership, gas station and service station were located on the property until approximately 1981, when the site became a retail pharmacy.

Contaminants:

Petroleum

Solution / Protection:

After examining and evaluating the property, it was found that no remediation action was needed for the property.

Community/Environmental Returns:

The site is able to continue as a retail store by the chain Pamida Pharmacies and employs 18 people from the area.



The pharmacy on the site was able to continue in business.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

April 10th, 2007

Certificate of Completion Issued:

June 16th, 2008

Oversight Cost:

\$3,200.00

Port Arrowhead Marina

Location:
Osage Beach

Population:
3662

Address:
4543 Highway 54

History:

The property is currently being used as a boat sales facility. In the past, the site has been used as a convenience store and a gas station. The current site improvements consist of a one-story building, a trailer, and paved parking areas.

Contaminants:

Petroleum

Solution / Protection:

The concentrations of chemicals of concern in the soil were below Risk-Based Target Levels. However, concentrations of chemicals in groundwater exceed target levels for the domestic use of groundwater. Therefore, to protect current and future occupants at the property, a covenant was drafted, banning the installation of groundwater wells.

Community/Environmental Returns:

The property will continue to be used for retail boat sales. The retail store is located in a high-traffic location in the thriving community known as the Lake of the Ozarks.



Concentrations of chemicals in groundwater exceeded target levels. To protect occupants, a covenant was drafted, banning the installation of groundwater wells.



Missouri Department of
Natural Resources
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VCP Application Received:

November 1st, 2006

Certificate of Completion Issued:

September 24th, 2008

Oversight Cost:

\$3,378.00

PST Vans

Location:
Willow Springs

Population:
2147

Address:
**Potters Road 1/2 mile East of Highway
60/63**

History:

The PST Vans site is the result of a collision between a tractor trailer carrying used automobile batteries for recycling and a train at a rural railroad crossing. Emergency response crews removed the majority of the contamination, a difficult job to coordinate on a main line railroad track. The site was enrolled in the BVCP following the conclusion of the emergency phase in order to pursue complete investigation and cleanup.

Contaminants:

Battery Acid and Lead

Solution / Protection:

The primary contaminant at the site is a highly leachable form of lead. Contaminated soil and rock was excavated multiple times from around and between the railroad tracks and disposed in a permitted landfill. Excavation of the ballast was complicated by the need to shut down the railroad during its removal. Residual levels of lead met non-residential standards.

Community/Environmental Returns:

If not remediated, contamination at this site would have migrated to nearby streams and farmland. Use of the BVCP allowed the trucking company to give the railroad and other affected parties a third party state certification that the accident site was properly cleaned up.



Emergency crews removed a majority of the contamination prior to enrollment in the BVCP.



Missouri Department of
Natural Resources
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VCP Application Received:

January 12th, 1996

Certificate of Completion Issued:

October 1st, 2000

Oversight Cost:

\$1,941.00

Rolla Public Works Yard

Location:

Rolla

Population:

16367

Address:

1923 Sharp Road

History:

The City of Rolla enrolled the site into the BVCP for an assessment of the street yard where the public works department has operations. The city plans to redevelop this site for commercial use. A hotel, restaurant and high traffic retail are planned future developments. Past use of the site has included heavy manufacturing with asphalt production.

Contaminants:

Metals

Solution / Protection:

No action was needed to further clean the site.

Community/Environmental Returns:

The site currently hosts the city public works, including garbage services and road work.



The site was enrolled in BVCP prior to planned redevelopment.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

August 19th, 2004

Certificate of Completion Issued:

May 18th, 2006

Oversight Cost:

\$3,295.00

Rolla Research Center - US Bureau of Mines

Location:
Rolla

Population:
16367

Address:
1300 Bishop Avenue

History:

This site was previously used by the U.S. Bureau of Mines as a center for mineral and mining research. Ownership of the property has transferred to the state university system. Although the larger property (land plus the buildings) was enrolled in the BVCP previously, this site consists only of the buildings 4,5,6, and 7.

Contaminants:

Lead

Solution / Protection:

The interior building surfaces were cleaned to remove lead dust. Lead levels remaining at concentrations above the cleanup goals for the site were encapsulated. After completing lead abatement, concentrations of lead remained in the floor of building five and in the concrete pad surrounding the building. UMR decided to cleanup the remaining contamination themselves. Concrete was cut to the extent possible, and then broken into pieces which were then removed and transported to an off-site disposal facility. Soil was excavated by hand and disposed of off-site.

Community/Environmental Returns:

Resting in the middle of campus at the Missouri University of Science and Technology, the US Bureau of Mines Research buildings have always had close ties to the academic world there.



Taking a core sample of the concrete floor.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

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VCP Application Received:

March 30th, 1998

Certificate of Completion Issued:

February 10th, 2000

Oversight Cost:

\$3,917.00

Schwitzer Plant

Location:

Rolla

Population:

16367

Address:

Hy-Point Industrial Park on Highway V

History:

The site was developed by Schwitzer in 1970 when a 250,000 square foot office and manufacturing facility was constructed. Metal fan blades were manufactured at the facility from 1970 to 1992. In 2005, Briggs and Stratton operated out of the plant and added a \$10 million, 39,000-square-foot expansion to the building.

Contaminants:

Solvents

Solution / Protection:

11,207 cubic yards of solvent contaminated soil was removed by excavation and impacted shallow groundwater was removed and discharged into a treatment works facility. The city of Rolla has provided 20 years of tax abatement.

Community/Environmental Returns:

The plant is currently the home of Ozark Coca-Cola/Dr. Pepper a family owned business for over 90 years which employs 40 people in the Rolla area. Other companies in the industrial park include UPS, and Surplus Discount Grocers.



11,207 cubic yards of contaminated soils were removed from the site. The plant is currently the home of Ozark Coca-Cola/Dr. Pepper.



Missouri Department of
Natural Resources
Brownfields / Voluntary
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VCP Application Received:

October 6th, 1994

Certificate of Completion Issued:

April 26th, 1996

Oversight Cost:

\$25,034.00

Sedalia Hotel

Location:

Sedalia

Population:

20339

Address:

2601 West Broadway

History:

This site was developed in 1950 as the Sedalia Hotel, and operated as a hotel since that time.

Contaminants:

Petroleum Product-Misc.

Solution / Protection:

The site was characterized through subsurface boring samples, and the petroleum contamination was found to be low level and confined to a relatively small area and shallow depth. Based on the sampling, it was determined that no remediation was necessary.

Community/Environmental Returns:

The site has been redeveloped and is now an Auto Zone. The site is located on the main east/west thoroughfare in the community. The redevelopment brought 15 new jobs to the area.



Subsurface boring samples helped determine that no remediation was necessary.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

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VCP Application Received:

February 28th, 1996

Certificate of Completion Issued:

June 19th, 1996

Oversight Cost:

\$214.00

Skaggs Community Hospital

Location:
Branson

Population:
6050

Address:
Business 65 and Cahill Road

History:

Founded in 1950, Skaggs Community Health Center is a 165-bed, not-for-profit, community-owned, full-service hospital and health center located on North Business Highway 65, near downtown Branson.

Contaminants:

Benzene, Toluene, Ethyl Benzene, Xylene (BTEX); Fuel-Heating Oil

Solution / Protection:

A 1966 6,000 gallon heating oil tank was removed in accordance with a BVCP-approved action plan. It was found not to have leaked and was properly closed. A pump and treat system operated since 1994 and was evaluated quarterly for water contamination. Sampling showed that TPH levels decreased in groundwater. A Certificate of Completion was issued for the site.

Community/Environmental Returns:

The campus includes Skaggs Hospital, Skaggs Outpatient Center, a helicopter landing pad for air ambulance service and two medical office plazas. Skaggs also manages a variety of family medicine and specialty satellite clinics throughout Stone and Taney counties, as well as a fitness center. The campus employs 1150 to 1200 people.



The 1966 6,000-gallon heating oil tank being removed.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
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VCP Application Received:

October 1st, 1998

Certificate of Completion Issued:

May 1st, 2001

Oversight Cost:

\$1,298.00

Sola Optical

Location:

Eldon

Population:

4895

Address:

Business Route 54

History:

This rural pasture was used for disposal of a mixture of septic waste and optical lens manufacturing waste. Similar wastes from the same optical lens manufacturer were dumped near Linn Creek in Camdenton County and resulted in an enforcement action by the Water Protection Program. This site was referred to the BVCP by Superfund.

Contaminants:

Lead, Metals

Solution / Protection:

Excavation removed the lead and metal contaminants and the site was determined to be safe for its intended use.

Community/Environmental Returns:

Cleanup at the site was achieved without significant alteration to the rural pastureland and prevented further water pollution.



The rural pasture was excavated and lead and other metals were removed.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
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VCP Application Received:

April 24th, 1996

Certificate of Completion Issued:

February 15th, 1998

Oversight Cost:

\$1,942.00

Southwestern Bell - Park Hills

Location:

Park Hills

Population:

7861

Address:

222 W. Main St.

History:

An underground heating oil tank was discovered along with contaminated soil around the tank.

Contaminants:

Heating Oil

Solution / Protection:

The tank was removed. Due to proximity to the building, additional borings were requested by the BVCP to estimate the extent of soil contamination. No further action was required as a result of that investigation.

Community/Environmental Returns:

Thorough investigation ensured occupants of the building were safe from contaminants. AT&T was able to get a completion letter for an unregulated tank that could not be closed under DNR's Tank Section. AT&T has a staff of six people at this location.



Pulling and removing associated piping from the ground.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

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VCP Application Received:

January 11th, 2000

Certificate of Completion Issued:

January 24th, 2004

Oversight Cost:

\$599.00

ThyssenKrupp- Kingsville

Location:
Kingsville

Population:
257

Address:
111 E. Pacific

History:

The ThyssenKrupp Budd Facility in Kingsville, Missouri produces aluminum castings using automated permanent mold machines. The site encompasses 21 acres. Past business operating at the site was the Stahl Specialty Company.

Contaminants:

Total Petroleum Hydrocarbon (TPH), Volatile Organic Compounds (VOCs)

Solution / Protection:

Assessments from previous work done at the site revealed petroleum hydrocarbons, volatile organic compounds, and semi-volatile organic compounds in soil. The Phase I Environmental Site Assessment mentioned possible asbestos-containing material (ACM) in the buildings and possible contamination underneath the building foundations. Additional sampling and a risk assessment led the department to determine that no remedial action was necessary to address risks at the site to levels acceptable for unrestricted use of the property. An asbestos inspection confirmed the presence of ACM in both buildings at the site. An Operations and Maintenance Plan for this was filed in the chain of title for the property.

Community/Environmental Returns:

The property has been reacquired by Stahl Specialty Company and will continue to be operated as an aluminum foundry. The combined facilities (Kingsville and Warrensburg) covers approximately 11 acres under roof. The 650 employees ship over 35 million pounds of aluminum castings per year.



Contaminants in the soil were determined to be acceptable for unrestricted use of the property.



Missouri Department of
Natural Resources
Brownfields / Voluntary
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VCP Application Received:

May 18th, 2006

Certificate of Completion Issued:

February 20th, 2008

Oversight Cost:

\$5,398.00

ThyssenKrupp- Warrensburg

Location:
Warrensburg

Population:
16340

Address:
1301 Stahl Drive

History:

The 21-acre site currently is used by Stahl Specialty Company as an aluminum casting foundry for automotive parts. The site is developed with an approximately 156,000-square-foot manufacturing building and a 5,000-square-foot storage warehouse.

Contaminants:

Lead, Petroleum Product-Misc., Volatile Organic Compounds (VOCs)

Solution / Protection:

Soil contaminated with hydraulic fluid was excavated and a collection trench was installed to minimize the potential for migration of additional contaminants, if present, from beneath the site buildings. Due to the potential presence of hydraulic fluid underneath the building foundation and contaminants present in groundwater, it was decided to restrict use of the property with an environmental covenant. The site was restricted to non-residential use, a portion of the site is under a Soil Management Plan for disturbance of soil, and groundwater cannot be used for domestic purposes.

Community/Environmental Returns:

This property was reacquired by Stahl Specialty Company and will continue to be operated as an aluminum casting foundry. The combined facilities (Kingsville and Warrensburg) covers approximately 11 acres under roof. The 650 employees ship over 35 million pounds of aluminum castings per year.



Soil was excavated and a collection trench was installed to help prevent future contamination.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
Cleanup Program**

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VCP Application Received:

May 18th, 2006

Certificate of Completion Issued:

June 4th, 2008

Oversight Cost:

\$7,082.00

Truesdale Packaging Company

Location:
Warrenton

Population:
5281

Address:
1410 East Old Highway 40

History:

The subject site has been utilized as a bottling and canning plant from 1970 to 1995, as a contract packing company from 1995 until November 2001. In November 2001, it returned to a bottling and canning plant.

Contaminants:

Petroleum

Solution / Protection:

The work plan called for the removal of underground storage tanks and for the advancement of two additional soil borings to further investigate the extent of petroleum impacted soils. A restrictive covenant was required as part of the remedial strategy at this site.

Community/Environmental Returns:

Since Truesdale Coca-Cola bought the company in 2001, the facility has trippled the plant's workforce from 50 to 150 employees. The covenant continues to be in place, restricting the site to non-residential use.



Underground storage tanks were removed and a restrictive covenant was required.



Missouri Department of
Natural Resources
**Brownfields / Voluntary
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VCP Application Received:

July 29th, 2002

Certificate of Completion Issued:

July 15th, 2004

Oversight Cost:

\$2,700.00

Union Electric Service Building- Boonville

Location:
Boonville

Population:
8202

Address:
301 Second Street

History:

The site is owned by AmerenUE. From 1871 to 1931, the site was operated as a coal gasification plant. Three gas holders were part of plant operations, as was a tar separator. Roupe's Branch creek forms the western border of the site. The site is near the Isle of Capri Casino - also included in this study.

Contaminants:

Benzene, Toluene, Ethyl Benzene, Xylene (BTEX); Coal Tar, Polyaromatic Hydrocarbon Compounds (PAHs); Polychlorinated Biphenyl (PCBs); Pentachlorophenol (PCP); Phenols

Solution / Protection:

AmerenUE excavated soil from eight areas of the site, removing 5037 tons of coal-tar contaminated soil (disposed of as special waste in a sanitary landfill), 164 tons of tar and heavily contaminated soil (hailed to a hazardous waste treatment facility in Kentucky), 37 cubic yards of PCB-contaminated soil (hailed to a disposal facility in Alabama), and 30,600 gallons of wastewater (discharged to the local sewage treatment plant).

Small areas of contaminated soil were inaccessible due to various obstacles. These areas were securely capped and are being managed by AmerenUE under an approved soil management plan. The site remains an AmerenUE service facility and land use has been limited to non-residential through an environmental covenant.

Community/Environmental Returns:

Manufactured Gas Plants typically present some of the largest contaminant volumes at Brownfield sites. Cleanup of this site improved the health of Roupe's Branch Creek and the environment of downtown Boonville. This is the electric and natural gas supplier for Boonville. The property continues to be used in UE's local operations.



5037 tons of coal-tar contaminated soil and 30,000 gallons of wastewater were removed during remediation.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

February 2nd, 1998

Certificate of Completion Issued:

August 16th, 2005

Oversight Cost:

\$6,575.00

Village Development

Location:
Lebanon

Population:
12155

Address:
566 S. Jefferson; 111 and 161 E. Elm

History:

This site is near a very busy intersection in a commercial area of Lebanon. Prior uses include several old pre-regulation gas stations (1932-1949) and an abandoned car dealership with a heating oil UST. The site was to be redeveloped with a new Walgreens store, and environmental issues needed to be addressed before the site could change hands.

Contaminants:

Heating oil, hydraulic fluid, gasoline

Solution / Protection:

Investigations performed indicated that the only remediation required was removal of underground storage tanks associated with an old gas station at the north corner of the property. The tanks were removed along with piping and affected soil.

Community/Environmental Returns:

A new Walgreens retail store now occupies the site employing 30 people from the Lebanon area.



Underground storage tanks and the affected soil were removed.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

April 8th, 2005

Certificate of Completion Issued:

December 1st, 2005

Oversight Cost:

\$1,904.00

Whisk Products

Location:
Wentzville

Population:
6896

Address:
600 West Main

History:

Whisk Products operated a soap manufacturing plant at this site from 1957-1997.

Contaminants:

Solvents, Naphthalene, Ethyl Benzene, and Total Petroleum Hydrocarbon (TPH)-Kerosene

Solution / Protection:

All contaminated groundwater contained in the tank pit was pumped out and the contaminated soil was excavated. The site was closed with a Deed Notice due to remaining levels of TPH below the concrete slab floor in one of the buildings on site. The building had to be saved as condition of sale to a developer wanting to reopen the closed plant.

Community/Environmental Returns:

The property has been sold to a developer who is looking at a variety of options. In the interim, the space has been leased out to three different businesses including a cabinet maker, a landscaper, and a warehouse bringing 10 jobs to the area.



Stained soil near the tanks prior to excavation.



Missouri Department of
Natural Resources
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VCP Application Received:

January 17th, 2002

Certificate of Completion Issued:

July 22nd, 2002

Oversight Cost: \$3,151.00

Witte Bros.

Location:

Troy

Population:

6737

Address:

690 East Cherry Street

History:

Witte Bros. Exchange purchased the land in 1956 for use as a feed store, tractor-trailer parking and vacant land. A maintenance shed was added in the 1960s to maintain the trucks. An additional maintenance building was added in 1982 as the fleet grew. The maintenance performed during this time included repairs such as engine rebuilding, transmission rebuilding, tire changing, oil changes, etc. A maintenance facility was operated by the company until approximately August 2000.

Contaminants:

Arsenic, Lead, Perchloroethylene (PCE), Trichloroethylene (TCE)

Solution / Protection:

After assessing the site, it was noted that the contaminants did not exceed the target levels. A restrictive covenant was put in place to ensure no wells would be installed on the site. A risk management plan was also developed to address the inhalation and dermal contact for a construction worker.

Community/Environmental Returns:

The site has been the home of the Lincoln County Fire Protection District Station #1 since 2008. The District serves Troy, Moscow Mills and several surrounding rural communities covering 163 square miles with over 40 volunteers.



The Witte Brothers property has become the home of the Lincoln County Fire Protection District.



Missouri Department of
Natural Resources
Brownfields / Voluntary
Cleanup Program

www.missouribrownfields.com

VCP Application Received:

March 8th, 2004

Certificate of Completion Issued:

March 19th, 2007

Oversight Cost:

\$2,513.00

Wright City Quarry

Location: Wright City **Population:** 1532 **Address:** Route J

History:

The site was an active rock quarry until 1993 when site operations ceased. The prospective buyer of the property planned to mine limestone from the quarry during his submission of the site to the program. This site is in a rural area and also adjacent to a closed landfill.

Contaminants:

Total Petroleum Hydrocarbon (TPH)

Solution / Protection:

Excavation and remediation of 48 cubic yards of petroleum impacted soil took place at the quarry. Characterization and disposal of the contents of thirteen 55-gallon drums and a used oil AST was included in the remediation.

Community/Environmental Returns:

APAC - Missouri Inc. is operating the quarry and mining limestone as planned, adding eight employees, commerce and trade to the rural area.



Stained soil prior to remediation at the quarry.



Missouri Department of
Natural Resources
Brownfields / Voluntary
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VCP Application Received:

August 8th, 2002

Certificate of Completion Issued:

December 31st, 2002

Oversight Cost: \$3,277.00

Wright Way Truck & Trailer

Location:
Wright City

Population:
1532

Address:
16345 North Service Road West

History:

Past business operating at the site was Ramey Seed Company (1978-1995). Wright Way Truck and Trailer is a truck repair and auto body facility. Five acres of the total twenty-acre tract are utilized.

Contaminants:

Petroleum

Solution / Protection:

Remedial activities included excavation of the soil from the west adjacent property, the pumping of the oil/water separator and floor drain clean out, and excavation of the sludge/soil from the base of the on-site pond. After remediation, a Certificate of Completion was issued with unrestricted usage.

Community/Environmental Returns:

The building and land have recently been purchased by PSC metals for use as a metal recycling and salvage business. They anticipate hiring 7 to 10 employees.



The pond area during excavation.



Missouri Department of
Natural Resources
Brownfields / Voluntary
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www.missouribrownfields.com

VCP Application Received:

March 12th, 2008

Certificate of Completion Issued:

October 2nd, 2008

Oversight Cost: \$2,200.00

Hidden Treasures Rural Roots

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Tab 4 – Charts

Sites by City

City	Site Name(s)
Baring	IMC Agribusiness
Bernie	IXL Manufacturing Co., Inc. - Bernie South and North Plants
Berryman	Galen Leigh Estate
Boonville	Huebert Brothers Products Isle of Capri Casino - Davis Gaming Union Electric Service Building-Boonville
Branson	Branson Convention Center Branson Landing Skaggs Community Hospital
Cadet	Buckman Laboratories
California	North Street Gas Station (Former)
Cameron	Kemper Storage
Carthage	Blevins Asphalt Plant
Clinton	Lowe Oil Company
Dardenne Prairie	Dardenne Town Square
Dexter	Arvin North American Automotive IXL Manufacturing Co., Inc.
Eldon	Sola Optical
Farmington	Farmington West Industrial Site
Gallatin	Place's Pamida
Hannibal	Federal Building - Hannibal
Hermann	Greenfield Research (Former) Hermann Electric Light Plant
Higginsville	Higginsville Airport
Kennett	Penske Truck Leasing Co.
Kingsville / Warrensburg	ThyssenKrupp
Kirksville	A.T. Still University (KCOM) - Kirksville FMGP KCOM Ravine Site
Lebanon	Village Development
Lexington	Green Quarries Inc.
Louisiana	Georgia and Third Street Redevelopment
Macon	Baker's Auto Salvage
Moberly	Mable Cabins (Former)
Monett	G & R Metals
Neosho	Neosho Historic Office Building

City	Site Name(s)
Orrick	American Wilcon Plastics
Osage Beach	Port Arrowhead Marina
Park Hills	Southwestern Bell - Park Hills
Piedmont	Nu-Dell Manufacturing Co.
Pineville	Jane Quarry
Poplar Bluff	Dow Chemical-Essex Property
Purdy	ALLTEL
Rolla	Rolla Public Works Yard Rolla Research Center - US Bureau of Mines Schwitzer Plant
Round Spring	F-15 Crash Site
Saverton	Centerline Industries, Inc. Magellan Pipeline Company TCS Mississippi
Sedalia	Bryant Motor Company Sedalia Hotel
Sikeston	Cummins Gateway Jimmerson Station
Troy	Witte Bros.
Warrenton	Truesdale Packaging Company
Wentzville	Whisk Products
Westphalia	Osage County R-3 School
Willow Springs	PST Vans
Wright City	Wright City Quarry Wright Way Truck & Trailer

Sites by City Population

Site Name	City	Population
Galen Leigh Estate	Berryman	0
IMC Agribusiness	Baring	159
F-15 Crash Site	Round Spring	228
Osage County R-3 School	Westphalia	320
Jane Quarry	Pineville	768
American Wilcon Plastics	Orrick	889
ALLTEL	Purdy	1,103
Wright City Quarry	Wright City	1,532
Wright Way Truck & Trailer	Wright City	1,532
IXL Manufacturing Co., Inc. - Bernie South Plant	Bernie	1,777
IXL Manufacturing-Bernie North Plant	Bernie	1,777
Place's Pamida	Gallatin	1,789
Centerline Industries, Inc.	Saverton	1,990
Nu-Dell Manufacturing Co.	Piedmont	1,992
PST Vans	Willow Springs	2,147
Greenfield Research (Former)	Hermann	2,674
Hermann Electric Light Plant	Hermann	2,674
Port Arrowhead Marina	Osage Beach	3,662
Buckman Laboratories	Cadet	3,808
Georgia and Third Street Redevelopment	Louisiana	3,863
North Street Gas Station (Former)	California	4,005
Dardenne Town Square	Dardenne Prairie	4,384
Magellan Pipeline Company	Saverton	4,402
TCS Mississippi Crossing	Lexington	4,453
Higginsville Airport	Higginsville	4,682
Sola Optical	Eldon	4,895
Truesdale Packaging Company	Warrenton	5,281
Baker's Auto Salvage	Macon	5,538
Branson Convention Center	Branson	6,050
Branson Landing	Branson	6,050

Site Name	City	Population
Skaggs Community Hospital	Branson	6,050
Witte Bros.	Troy	6,737
Whisk Products	Wentzville	6,896
IXL Manufacturing Co., Inc.	Dexter	7,356
G & R Metals	Monett	7,396
Arvin North American Automotive	Dexter	7,704
Southwestern Bell - Park Hills	Park Hills	7,861
Huebert Brothers Products	Boonville	8,202
Isle of Capri Casino - Davis Gaming	Boonville	8,202
Union Electric Service Building-Boonville	Boonville	8,202
Kemper Storage	Cameron	8,312
Lowe Oil Company	Clinton	9,311
Neosho Historic Office Building	Neosho	10,505
Penske Truck Leasing Co.	Kennett	11,260
Mable Cabins (Former)	Moberly	11,945
Village Development	Lebanon	12,155
Blevins Asphalt Plant	Carthage	12,668
Farmington West Industrial Site	Farmington	13,924
Rolla Public Works Yard	Rolla	16,367
Rolla Research Center - US Bureau of Mines	Rolla	16,367
Schwitzer Plant	Rolla	16,367
ThyssenKrupp	Kingsville / Warrensburg	257 / 16,340
Dow Chemical-Essex Property	Poplar Bluff	16,651
A.T. Still University (KCOM) - Kirksville FMGP	Kirksville	16,988
KCOM Ravine Site	Kirksville	16,988
Cummins Gateway	Sikeston	16,992
Jimmerson Station	Sikeston	16,992
Federal Building - Hannibal	Hannibal	17,757
Bryant Motor Company	Sedalia	20,339
Sedalia Hotel	Sedalia	20,339

DREAM Cities

26 of 60 sites (43%) are located in DREAM Cities

Site Name	City
A.T. Still University (KCOM) - Kirksville FMGP	Kirksville
Baker's Auto Salvage	Macon
Bryant Motor Company	Sedalia
Cummins Gateway	Sikeston
Dow Chemical-Essex Property	Poplar Bluff
Farmington West Industrial Site	Farmington
Federal Building - Hannibal	Hannibal
G & R Metals	Monett
Georgia and Third Street Redevelopment	Louisiana
Greenfield Research (Former)	Hermann
Hermann Electric Light Plant	Hermann
Huebert Brothers Products	Boonville
Isle of Capri Casino - Davis Gaming	Boonville
Jimmerson Station	Sikeston
KCOM Ravine Site	Kirksville
Lowe Oil Company	Clinton
Neosho Historic Office Building	Neosho
North Street Gas Station (Former)	California
Penske Truck Leasing Co.	Kennett
Rolla Public Works Yard	Rolla
Rolla Research Center - US Bureau of Mines	Rolla
Schwitzer Plant	Rolla
Sedalia Hotel	Sedalia
ThyssenKrupp	Kingsville / Warrensburg
Union Electric Service Building-Boonville	Boonville
Village Development	Lebanon

Contaminants Found

Site Name	City	Wood Treating Chemicals - Creosote - Pentachlorophenol	PCEs (Polychlorinated Biphenyl)	Petroleum products - Gasoline - Fuel Oil - Diesel - Motor Oil - Benzene - Toluene - Xylene	Coal Tar	PAHs (Polycyclic Aromatic Hydrocarbon Compounds)	Metals - Cadmium - Chromium - Arsenic	Solvents - TCE (Trichloroethylene) - Acetone - MEK (Methyl Ethyl Ketone) - PCE (Perchloroethylene)	Asbestos and Lead Based Paint	Other - Phenols - Pesticides - Herbicides - Organics - Cyanides - Nitrates
A.T. Still University (KCOM) - Kirksville FMGP	Kirksville				Yes	Yes				
ALLTEL	Purdy			Yes						
American Wilcon Plastics	Orrick			Yes		Yes				
Arvin North American Automotive	Dexter			Yes						
Baker's Auto Salvage	Macon		Yes	Yes			Yes			
Blevins Asphalt Plant	Carthage			Yes						
Branson Convention Center	Branson			Yes						
Branson Landing	Branson		Yes	Yes					Yes	
Bryant Motor Company	Sedalia			Yes						
Buckman Laboratories	Cadet			Yes						Yes
Centerline Industries, Inc.	Saverton						Yes	Yes		
Cummins Gateway	Sikeston			Yes						
Dardenne Town Square	Dardenne Prairie			Yes						Yes
Dow Chemical-Essex Property	Poplar Bluff					Yes				
F-15 Crash Site	Round Spring			Yes						
Farmington West Industrial Site	Farmington							Yes		
Federal Building - Hannibal	Hannibal			Yes						
G & R Metals	Monett						Yes			Yes
Galen Leigh Estate	Berryman		Yes				Yes			Yes
Georgia and Third Street Redevelopment	Louisiana								Yes	
Green Quarries Inc.	Lexington			Yes						

Contaminants Found

Site Name	City	Wood Treating Chemicals - Creosote - Pentachlorophenol	PCEs (Polychlorinated Biphenyl)	Petroleum products - Gasoline - Fuel Oil - Diesel - Motor Oil - Benzene - Toluene - Xylene	Coal Tar	PAHs (Polycyclic Aromatic Hydrocarbon Compounds)	Metals - Cadmium - Chromium - Arsenic	Solvents - TCE (Trichloroethylene) - Acetone - MEK (Methyl Ethyl Ketone) - PCE (Perchloroethylene)	Asbestos and Lead Based Paint	Other - Phenols - Pesticides - Herbicides - Organics - Cyanides - Nitrates
Greenfield Research (Former)	Hermann			Yes						
Hermann Electric Light Plant	Hermann	Yes	Yes							
Higginsville Airport	Higginsville			Yes						
Huebert Brothers Products	Boonville	Yes								
IMC Agribusiness	Baring								Yes	
Isle of Capri Casino - Davis Gaming	Boonville		Yes	Yes		Yes	Yes			
IXL Manufacturing Co., Inc.	Dexter						Yes			
IXL Manufacturing Co., Inc. - Bernie South Plant	Bernie						Yes			
IXL Manufacturing-Bernie North Plant	Bernie						Yes			
Jane Quarry	Pineville			Yes						
Jimmerson Station	Sikeston			Yes		Yes				
KCOM Ravine Site	Kirksville				Yes					
Kemper Storage	Cameron			Yes						
Lowe Oil Company	Clinton			Yes			Yes			
Mable Cabins (Former)	Moberly			Yes				Yes		
Magellan Pipeline Company	Saverton			Yes						
TCS Mississippi Crossing	Neosho								Yes	
Neosho Historic Office Building	Neosho									
North Street Gas Station (Former)	California			Yes						
Nu-Dell Manufacturing Co.	Piedmont								Yes	
Osage County R-3 School	Westphalia		Yes	Yes						
Penske Truck Leasing Co.	Kennett			Yes						

Contaminants Found

Site Name	City	Wood Treating Chemicals - Creosote - Pentachlorophenol	PCEs (Polychlorinated Biphenyl)	Petroleum products - Gasoline - Fuel Oil - Diesel - Motor Oil - Benzene - Toluene - Xylene	Coal Tar	PAHs (Polycyclic Aromatic Hydrocarbon Compounds)	Metals - Cadmium - Chromium - Arsenic	Solvents - TCE (Trichloroethylene) - Acetone - MEK (Methyl Ethyl Ketone) - PCE (Perchloroethylene)	Asbestos and Lead Based Paint	Other - Phenols - Pesticides - Herbicides - Organics - Cyanides - Nitrates
Place's Pamida	Gallatin		Yes							
Port Arrowhead Marina	Osage Beach		Yes							
PST Vans	Willow Springs					Yes				
Rolla Public Works Yard	Rolla					Yes				
Rolla Research Center - US Bureau of Mines	Rolla					Yes				
Schwitzer Plant	Rolla						Yes			
Sedalia Hotel	Sedalia		Yes							
Skaggs Community Hospital	Branson		Yes							
Sola Optical	Eldon					Yes				
Southwestern Bell - Park Hills	Park Hills		Yes							
ThyssenKrupp	Kingsville / Warrensburg		Yes							
Truesdale Packaging Company	Warrenton		Yes							
Union Electric Service Building-Boonville	Boonville	Yes		Yes	Yes				Yes	
Village Development	Lebanon		Yes							
Whisk Products	Wentzville		Yes		Yes		Yes			
Witte Bros.	Troy					Yes	Yes			
Wright City Quarry	Wright City		Yes							
Wright Way Truck & Trailer	Wright City		Yes							
Number of sites:		2	7	37	2	6	11	10	5	6

Sites by BVCP Oversight Cost

Site Name	City	BVCP Oversight Cost
Sedalia Hotel	Sedalia	\$ 214
Osage County R-3 School	Westphalia	\$ 590
Southwestern Bell - Park Hills	Park Hills	\$ 599
Nu-Dell Manufacturing Co.	Piedmont	\$ 603
F-15 Crash Site	Round Spring	\$ 621
Arvin North American Automotive	Dexter	\$ 764
IMC Agribusiness	Baring	\$ 813
Blevins Asphalt Plant	Carthage	\$ 854
North Street Gas Station (Former)	California	\$ 1,000
Hermann Electric Light Plant	Hermann	\$ 1,000
Jimmerson Station	Sikeston	\$ 1,063
Lowe Oil Company	Clinton	\$ 1,097
Galen Leigh Estate	Berryman	\$ 1,223
Skaggs Community Hospital	Branson	\$ 1,298
Higginsville Airport	Higginsville	\$ 1,400
Mable Cabins (Former)	Moberly	\$ 1,575
Branson Convention Center	Branson	\$ 1,578
G & R Metals	Monett	\$ 1,606
Federal Building - Hannibal	Hannibal	\$ 1,655
Dardenne Town Square	Dardenne Prairie	\$ 1,700
Baker's Auto Salvage	Macon	\$ 1,700
Farmington West Industrial Site	Farmington	\$ 1,781
A.T. Still University (KCOM) - Kirksville FMGP	Kirksville	\$ 1,840
Village Development	Lebanon	\$ 1,904
Cummins Gateway	Sikeston	\$ 1,915
PST Vans	Willow Springs	\$ 1,941
Sola Optical	Eldon	\$ 1,942
Kemper Storage	Cameron	\$ 2,054
Wright Way Truck & Trailer	Wright City	\$ 2,200
Green Quarries Inc.	Lexington	\$ 2,200

Site Name	City	Oversight Cost
Buckman Laboratories	Cadet	\$ 2,235
IXL Manufacturing-Bernie North Plant	Bernie	\$ 2,463
Penske Truck Leasing Co.	Kennett	\$ 2,492
Witte Bros.	Troy	\$ 2,513
Truesdale Packaging Company	Warrenton	\$ 2,700
Dow Chemical-Essex Property	Poplar Bluff	\$ 2,700
IXL Manufacturing Co., Inc. - Bernie South Plant	Bernie	\$ 2,763
Georgia and Third Street Redevelopment	Louisiana	\$ 2,824
Whisk Products	Wentzville	\$ 3,151
Place's Pamida	Gallatin	\$ 3,200
Neosho Historic Office Building	Neosho	\$ 3,249
Wright City Quarry	Wright City	\$ 3,277
Rolla Public Works Yard	Rolla	\$ 3,295
Port Arrowhead Marina	Osage Beach	\$ 3,378
Jane Quarry	Pineville	\$ 3,731
Rolla Research Center - US Bureau of Mines	Rolla	\$ 3,917
KCOM Ravine Site	Kirksville	\$ 4,035
Greenfield Research (Former)	Hermann	\$ 4,186
Huebert Brothers Products	Boonville	\$ 4,689
IXL Manufacturing Co., Inc.	Dexter	\$ 5,021
Magellan Pipeline Company	Saverton	\$ 5,023
TCS Mississippi Crossing	Saverton	\$ 5,052
Centerline Industries, Inc.	Saverton	\$ 5,052
Bryant Motor Company	Sedalia	\$ 5,563
American Wilcon Plastics	Orrick	\$ 5,826
Union Electric Service Building-Boonville	Boonville	\$ 6,575
Branson Landing	Branson	\$ 6,822
Isle of Capri Casino - Davis Gaming	Boonville	\$ 11,458
ThyssenKrupp	Kingsville / Warrensburg	\$ 12,480
ALLTEL	Purdy	\$ 12,874
Schwitzer Plant	Rolla	\$ 25,034

Remediation and Covenants

Site Name	City	Remediation Necessary	Restrictive Covenant?
American Wilcon Plastics	Orrick	None	Yes
Port Arrowhead Marina	Osage Beach	None	Yes
Baker's Auto Salvage	Macon	None	
Bryant Motor Company	Sedalia	None	
Cummins Gateway	Sikeston	None	
Dow Chemical-Essex Property	Poplar Bluff	None	
F-15 Crash Site	Round Spring	None	
Green Quarries Inc.	Lexington	None	
Hermann Electric Light Plant	Hermann	None	
Jimmerson Station	Sikeston	None	
Lowe Oil Company	Clinton	None	
North Street Gas Station (Former)	California	None	
Place's Pamida	Gallatin	None	
Rolla Public Works Yard	Rolla	None	
Sedalia Hotel	Sedalia	None	
ALLTEL	Purdy	Yes	Yes
Blevins Asphalt Plant	Carthage	Yes	Yes
Buckman Laboratories	Cadet	Yes	Yes
Galen Leigh Estate	Berryman	Yes	Yes
IMC Agribusiness	Baring	Yes	Yes
KCOM Ravine Site	Kirksville	Yes	Yes
Truesdale Packaging Company	Warrenton	Yes	Yes
Whisk Products	Wentzville	Yes	Yes
Witte Bros.	Troy	Yes	Yes
A.T. Still University (KCOM) - Kirksville FMGP	Kirksville	Yes	
Arvin North American Automotive	Dexter	Yes	
Branson Convention Center	Branson	Yes	
Branson Landing	Branson	Yes	
Centerline Industries, Inc.	Saverton	Yes	
Dardenne Town Square	Dardenne Prairie	Yes	

Site Name	City	Remediation Necessary	Restrictive Covenant?
Farmington West Industrial Site	Farmington	Yes	
Federal Building - Hannibal	Hannibal	Yes	
G & R Metals	Monett	Yes	
Georgia and Third Street Redevelopment	Louisiana	Yes	
Greenfield Research (Former)	Hermann	Yes	
Higginsville Airport	Higginsville	Yes	
Huebert Brothers Products	Boonville	Yes	
Isle of Capri Casino - Davis Gaming	Boonville	Yes	
IXL Manufacturing Co., Inc.	Dexter	Yes	
IXL Manufacturing Co., Inc. - Bernie South Plant	Bernie	Yes	
IXL Manufacturing-Bernie North Plant	Bernie	Yes	
Jane Quarry	Pineville	Yes	
Kemper Storage	Cameron	Yes	
Mable Cabins (Former)	Moberly	Yes	
Magellan Pipeline Company TCS Mississippi Crossing	Saverton	Yes	
Neosho Historic Office Building	Neosho	Yes	
Nu-Dell Manufacturing Co.	Piedmont	Yes	
Osage County R-3 School	Westphalia	Yes	
Penske Truck Leasing Co.	Kennett	Yes	
PST Vans	Willow Springs	Yes	
Rolla Research Center - US Bureau of Mines	Rolla	Yes	
Schwitzer Plant	Rolla	Yes	
Skaggs Community Hospital	Branson	Yes	
Sola Optical	Eldon	Yes	
Southwestern Bell - Park Hills	Park Hills	Yes	
ThyssenKrupp	Kingsville / Warrensburg	Yes	
Union Electric Service Building-Boonville	Boonville	Yes	
Village Development	Lebanon	Yes	
Wright City Quarry	Wright City	Yes	
Wright Way Truck & Trailer	Wright City	Yes	

Site Use After Certificate of Completion

Available for Re-use:

Baker's Auto Salvage	Macon
Blevins Asphalt Plant	Carthage
Green Quarries Inc.	Lexington
Jane Quarry	Pineville
Jimmerson Station	Sikeston
Kemper Storage	Cameron
Mable Cabins (Former)	Moberly
Magellan Pipeline Company TCS Mississippi Crossing	Saverton
North Street Gas Station (Former)	California

Redeveloped:

Arvin North American Automotive	Dexter
Branson Convention Center	Branson
Branson Landing	Branson
Bryant Motor Company	Sedalia
Dardenne Town Square	Dardenne Prairie
Dow Chemical-Essex Property	Poplar Bluff
Farmington West Industrial Site	Farmington
Georgia and Third Street Redevelopment	Louisiana
Greenfield Research (Former)	Hermann
Hermann Electric Light Plant	Hermann
Isle of Capri Casino - Davis Gaming	Boonville
IXL Manufacturing Co., Inc.	Dexter
IXL Manufacturing Co., Inc. - Bernie South Plant	Bernie
Neosho Historic Office Building	Neosho
Nu-Dell Manufacturing Co.	Piedmont
Schwitzer Plant	Rolla
Sedalia Hotel	Sedalia
Truesdale Packaging Company	Warrenton
Village Development	Lebanon
Whisk Products	Wentzville
Witte Bros.	Troy
Wright Way Truck & Trailer	Wright City

Continue in Previous Use:

A.T. Still University (KCOM) - Kirksville FMGP	Kirksville
ALLTEL	Purdy
American Wilcon Plastics	Orrick
Buckman Laboratories	Cadet
Centerline Industries, Inc.	Saverton
Cummins Gateway	Sikeston
F-15 Crash Site	Round Spring
Federal Building - Hannibal	Hannibal
G & R Metals	Monett
Galen Leigh Estate	Berryman
Higginsville Airport	Higginsville
Huebert Brothers Products	Boonville
IMC Agribusiness	Baring
IXL Manufacturing-Bernie North Plant	Bernie
KCOM Ravine Site	Kirksville
Lowe Oil Company	Clinton
Osage County R-3 School	Westphalia
Penske Truck Leasing Co.	Kennett
Place's Pamida	Gallatin
Port Arrowhead Marina	Osage Beach
PST Vans	Willow Springs
Rolla Public Works Yard	Rolla
Rolla Research Center - US Bureau of Mines	Rolla
Skaggs Community Hospital	Branson
Sola Optical	Eldon
Southwestern Bell - Park Hills	Park Hills
ThyssenKrupp	Kingsville / Warrensburg
Union Electric Service Building-Boonville	Boonville
Wright City Quarry	Wright City